



\*VG-364-2024-202400021014\*

Dallas County  
John F. Warren  
Dallas County Clerk

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Instrument Number: 202400021014

Real Property Recordings

Recorded On: February 01, 2024 03:09 PM

Number of Pages: 4

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" Examined and Charged as Follows: "

Total Recording: \$33.00

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\*\*\*\*\* THIS PAGE IS PART OF THE INSTRUMENT \*\*\*\*\*

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY  
because of color or race is invalid and unenforceable under federal law.

**File Information:**

Document Number: 202400021014  
Receipt Number: 20240201000774  
Recorded Date/Time: February 01, 2024 03:09 PM  
User: Kimberly G  
Station: CC144

**Record and Return To:**

THE MARSEILLE HOMEOWNERS ASSOCIATION, INC.  
PO BOX 600376  
  
DALLAS TX 75206



STATE OF TEXAS  
Dallas County

I hereby certify that this Instrument was filed in the File Number sequence on the date/time  
printed hereon, and was duly recorded in the Official Records of Dallas County, Texas

John F. Warren  
Dallas County Clerk  
Dallas County, TX

CONDOMINIUM ASSOCIATION MANAGEMENT CERTIFICATE  
FOR

The Marseille Homeowners Association, Inc.

Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned condominium owners association hereby records this management certificate for The Marseille Homeowners Association, Inc. This instrument corrects, amends, restates and entirely replaces all management certificates for this subdivision that were previously recorded in the Real Property Records of Dallas, Texas.

1. The name of the Condominium is: The Marseille Homeowners Association, Inc.
2. The name of the Condominium association: The Marseille Homeowners Association, Inc.
3. The location of the Condominium is:
  - a. Lot 1, Block R/1483, Ross Avenue Heights Addition, an addition to the City of Dallas, Dallas County, Texas. (5702 Hudson Building)
  - b. Lot 5, Block N/1480, Ross Avenue, an addition to the City of Dallas, Dallas County, Texas. (5803 Hudson Building)
  - c. Lot 10, Block F/678, an addition to the City of Dallas, Dallas County, Texas. (5617 Bryan Building)
  - d. Lot 9, Block A/677, an addition to the City of Dallas, Dallas County, Texas. (5617 Lindell Building)
4. City of Dallas, Dallas County, Texas according to the map thereof recorded in Volume 118, Page 63, of the map records of Dallas County, Texas.
5. The recording date for the subdivisions is: A condominium project to the City of Dallas, Dallas County, Texas,  
according to the Declaration of Condominium, recorded on February 28, 2006, Real Property Records, Instrument #20060073977, Dallas County, Texas as it may be amended or supplemented from time to time.
6. The name and mailing address of the Association: 5900 Balcones Dr, STE 4000, Austin, TX 78731
7. The name, mailing address, telephone number, and email address of the manager of the Association:

Name: HOA Desk LLC

ATTN: Nicholas Sorsby

Mailing Address: 5606 SMU Blvd, PO Box 600376, Dallas, TX, 75206

Phone Number: 737-677-1640

Email Address: [nicholas@hoadesk.net](mailto:nicholas@hoadesk.net); [admin@hoadesk.net](mailto:admin@hoadesk.net)

8. Website for Dedicatory Instruments: [www.hoadesk.net](http://www.hoadesk.net)

9. The amount and description of a fee or fees charged by the Association relating to a property transfer in the condominium:

Transfer Fees: \$300

#### **ACKNOWLEDGEMENT**

The foregoing is a true and correct copy of the Condominium Association Management Certificate for the association identified below. It shall be valid until a later Management Certificate is filed by the Association or until termination of this Management Certificate is filed of record, whichever is sooner.



Signed By: Nicholas Sorsby

On Behalf of HOA Desk LLC, managing agent for The Marseille Homeowners Association, Inc.

Signed on 02/01/2024

**After recording, please return  
to:**

**HOA Desk LLC**

**5606 SMU Blvd, PO Box  
600376, Dallas, TX, 75206**

**ATTN: Nicholas Sorsby**

STATE OF TEXAS

COUNTY OF DALLAS

The foregoing instrument was acknowledged before me this 1 day of February 2024, by  
Nichols Sursby.

Dianna Cannonier

Notary Public Signature (if applicable)



Print or Stamp Commissioned Name of Notary (if applicable)